

Tenancy Budget

G27-502 - 27 Gillies Ave, Suite 502

Year	Expense Name	Expense Code	Property Budget	Recharge Percent	Budget Amount
24/25	Common Area Maintenance	101	2310	3.43	79.23
24/25	Electricity - Common	11	17115	4.03	689.73
24/25	Common Cleaning	12	69300	4.03	2,792.79
24/25	Glass Cleaning	12GLASS	11332.44	4.03	456.70
24/25	Annual External Building Wash	12WASH	1323	3.43	45.38
24/25	Water	13	3150	3.43	108.05
24/25	Lift Maintenance	14	4410	4.03	177.72
24/25	Waste Collection Service	15	8597.3	3.43	294.89
24/25	Firealarm Monitoring	16	743.27	3.43	25.49
24/25	Gas	17	4398.11	3.43	150.86
24/25	Plant Room Charges	18	1121.4	3.43	38.46
24/25	Grounds Maint/Gardening/Lawn	19	6591.44	3.43	226.09
24/25	Common Area Worm Bins	20	0.00	4.03	0.00
24/25	Fire Alarm Testing	21	1792.98	3.43	61.50
24/25	Security Patrols	23	7665	3.43	262.91
24/25	Electricity Common Carpark	25	3825.68	4.03	154.17
24/25	Lights / elect Maintenance	30	3045	4.03	122.71
24/25	Annual Bldg Carbon Emissions	31	946.05	3.43	32.45
24/25	Pest Control	33	6048	3.43	207.45
24/25	Building Access Controls	35	5925.15	4.03	238.78
24/25	Sanitary Units	36	1574.24	4.03	63.44
24/25	Lift/Fire Phone Charge	37	75.6	4.03	3.05
24/25	Fire Evacuation Cost	41	467.46	3.43	16.03
24/25	Fire/hose Extng Main	44	142.51	3.43	4.89
24/25	Annual IQP Lift Inspection	45	441	4.03	17.77
24/25	Fire System Survey	47	0.00	4.03	0.00
24/25	Cesspit Clean	48	652.05	3.43	22.37
24/25	Bathrooms/Unblocking of Drains	49	1260	3.43	43.22
24/25	Graffiti Removal	50	105	3.43	3.60
24/25	Emergency Lighting	52	133.56	4.03	5.38
24/25	Cleaning Consumables	54	9030	4.03	363.91
24/25	Cardboard Recycling	55	1312.5	3.43	45.02
24/25	Riser Main Testing	59	793.8	4.03	31.99
24/25	Water Backflow Testing	60	200.34	3.43	6.87
24/25	BWOF Signage & Passives Checks	61	1029.42	3.43	35.31
24/25	Waste Water Charge	62	10500	3.43	360.15
24/25	Fire System Maintenance	63	1050	3.43	36.02
24/25	Fire System Callouts	64	0.00	4.03	0.00
24/25	Management Fee	65	64348.2	3.43	2,207.14
24/25	Access Controlled Doors	66	283.5	4.03	11.43
24/25	Weed Spray Com Area	67	1984.5	3.43	68.07

24/25	Vacuum Soak Holes	76	869.4	3.43	29.82
24/25	Issue Building WOF	80	298.28	3.43	10.23
24/25	Auckland Council WOF Fee	84	136.95	3.43	4.70
24/25	Solar Panel Maintenance	88	0.00	3.43	0.00
24/25	Annual Anchor Certification	92	822.15	4.03	33.13
24/25	Gutter Clean	94	2352	3.43	80.67

Opex (charged monthly) Approximate ex GST (annual est. total) 9,669.57

24/25	Rates (split to quarterly)	28			5,724.12
25/26	Insurance (charged annually)	29			1,738.06

TOTAL exclusive GST 17,131.75